



9/7 Tenison-Woods Circuit, Bonython

Fresh, Spacious & Conveniently Located

Enjoy easy, low-maintenance living in this spacious two-bedroom, first-floor apartment, ideally positioned in a boutique complex of only 18 units.

Freshly painted and beautifully updated with brand new hybrid flooring, updated carpet and a brand new split-system heating and cooling system, this home is ready to move straight in.

The north-facing living area is filled with natural light and opens onto a balcony, with the master bedroom also enjoying direct balcony access. A single garage with remote access adds further convenience.

Best of all, you're within walking distance of Tuggeranong Town Centre, placing shops, dining, services and everyday amenities right at your doorstep.

Features:

- Spacious two-bedroom, first-floor apartment
- Boutique complex of only 18 units
- North-facing living area

2 1 1

FOR SALE
\$485,000+

VIEW
By Appointment

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All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

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- Balcony off living area and master bedroom
- Brand new hybrid flooring
- Updated carpet and fresh paint throughout
- Brand new split-system heating and cooling
- Two-way bathroom + separate toilet
- Single garage with remote access
- Plenty of visitor parking
- Walking distance to Tuggeranong Town Centre
- Living area: 93m²
- Balcony area: 12m²
- Garage area: 21m²

Rates: \$641.45 p/q
 Land Tax: \$860.11 p/q (investors only)
 Body Corp: \$1,011.06 p/q

Whether you're a first-home buyer, downsizer or investor, this refreshed apartment presents an opportunity to secure a comfortable home in a highly convenient location.

Disclaimer:

DISCLAIMER: Please note that while all care has been taken regarding general information and marketing information compiled for this advertisement, LJ HOOKER TUGGERANONG does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. Figures quoted above are approximate values based on available information. We encourage prospective parties to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.

MORE DETAILS

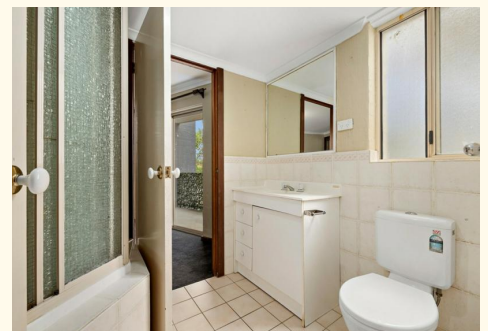
Property ID	D18HQH
Property Type	Unit
House Size	105 m ²
EER	6

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The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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